

Vice-Chairperson: Supervisor Theodore Lipscomb  
Clerk: Linda K. Durham, 278-4225  
Research Analyst: Glenn Bultman, 278-5276

## COMMITTEE ON ECONOMIC AND COMMUNITY DEVELOPMENT

Monday, December 6, 2010 – 9:00 A.M.

Milwaukee County Courthouse - Room 201-B

### MINUTES

**PRESENT:** Supervisors De Bruin, Johnson, Weishan, West, Thomas, Harris and Lipscomb (Chair) – 7

#### SCHEDULED ITEMS:

#### ECONOMIC DEVELOPMENT – 1

1. 10ECD- From Director of Economic Development, an informational report on the  
10 proposed development of Milwaukee County Comprehensive Economic  
10-400 Development Plan by the Southeast Wisconsin Regional Planning Commission  
(SEWRPC) **(INFORMATIONAL ONLY UNLESS OTHERWISE DIRECTED BY THE  
COMMITTEE)**

#### **APPEARANCE(S):**

Damon Dorsey, Director, Economic Development  
Ken Younker, SEWRPC

Mr. Dorsey reviewed the subject report.

Mr. Younker provided comments. He advised that SEWRPC would work closely with this Committee as well as form an advisory Committee.

Supervisor Thomas offered a resolution and explained its intent.

***MOTION BY: (THOMAS) Approve the resolution.***

Questions and comments ensued regarding the resolution and why it wasn't included in the packet.

***MOTION BY: (WEISHAN) Refer the resolution to staff.***

Considerable discussion ensued, with questions and comments relative to the motion to refer to staff.

## SCHEDULED ITEMS:

The Committee requested that Mr. Dorsey provide copies of other county's comprehensive economic development plans.

Supervisor De Bruin requested to be added as a co-sponsor of this resolution.

***MOTION BY: (DE BRUIN) Amend the resolution by adding a BE IT FURTHER RESOLVED clause directing that SEWRPC and the Department of Economic Development report back to this Committee on a quarterly basis as to the progress being made.***

Supervisor Thomas accepted the amendment.

Questions and comments continued.

### **Vote on the motion to refer to staff: 2-5**

**AYES:** Weishan and Harris – 2

**NOES:** De Bruin, Johnson, West, Thomas and Lipscomb (Chair) – 5

**Motion failed.**

### **Vote on the amendment: 7-0**

**AYES:** De Bruin, Johnson, Weishan, West, Thomas, Harris and Lipscomb (Chair) – 7

**NOES:** 0

### **Vote on the motion to approve the resolution, as amended: 7-0**

**AYES:** De Bruin, Johnson, Weishan, West, Thomas, Harris and Lipscomb (Chair) – 7

**NOES:** 0

## **DEPARTMENT OF HEALTH AND HUMAN SERVICES (DHHS) - 5**

2. 10-431 From the Interim Director, DHHS, requesting authorization to allocate \$3,000,000 from the state trust fund loan program for the purposes of funding various special needs housing developments. **(Also to the Committee on Health and Human Needs)**

Mr. Chairman advised before the roll call that, per the request of the department, this item had been pulled from the agenda.

## SCHEDULED ITEMS:

3. 10-432 From the Interim Director, DHHS, requesting authorization to allocate \$2,250,000 of financing from the state trust fund to Jewish Family Services for the supportive housing development to be known as "Deerwood Crossings". **(Also to the Committee on Health and Human Needs)**

**SEE ACTION UNDER ITEM 2.**

4. 10-433 From the Interim Director, DHHS, requesting authorization to allocate \$625,000 of financing from the County's allocation of state trust fund dollars to Community Advocates for the supportive housing development to be known as "Autumn West". **(Also to the Committee on Health and Human Needs)**

**SEE ACTION UNDER ITEM 2.**

5. 10-434 From the Interim Director, DHHS, requesting authorization to allocate \$100,000 of financing from the County Special Needs Housing Trust Fund to United Methodist Children's Services for the supportive housing development to be known as "UMCS Phase III". **(Also to the Committee on Health and Human Needs)**

**SEE ACTION UNDER ITEM 2.**

6. 10-435 From the Interim Director, DHHS, requesting authorization to allocate \$92,000 of financing from the County's allocation of state trust fund dollars to Phoenix Care Systems for the rehabilitation of crisis respite. **(Also to the Committee on Health and Human Needs)**

**SEE ACTION UNDER ITEM 2.**

## REAL ESTATE - 4

7. 10-13 From the Manager of Real Estate Services, DTPW, reporting on the status of 2010 excess property sales. **(INFORMATIONAL ONLY UNLESS OTHERWISE DIRECTED BY THE COMMITTEE)**

### **APPEARANCE(S):**

Craig Dillmann, Manager, Real Estate Services

Mr. Dillmann reviewed the subject report. He advised that the department exceeded their operational land sales by 20 percent.

## SCHEDULED ITEMS:

**MOTION BY: (JOHNSON) Receive and place on file. (Vote 7-0)**

**AYES:** De Bruin, Johnson, Weishan, West, Thomas, Harris and Lipscomb (Chair)  
– 7

**NOES:** 0

8. 10-42 From the Manager of Real Estate Services, DTPW, monthly informational report for land sale closing on UWM/Innovation Park. **(INFORMATIONAL ONLY UNLESS OTHERWISE DIRECTED BY THE COMMITTEE) (Also to be considered by the Committee on Finance and Audit)**

**APPEARANCE(S):**

Craig Dillmann, Manager, Real Estate Services, DTPW

Mr. Dillmann reviewed the subject report.

The Committee took no action on this informational report.

The Committee may adjourn into closed session under the provisions of Wisconsin Statutes, Section 19.85(1)(e), for the purpose of the Committee deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session. At the conclusion of the closed session, the Committee may reconvene in open session to take whatever action(s) it may deem necessary on the following matter.

9. 10-30 From Rainier Properties II, LLC requesting an extension to the option to purchase  
(a)(e) for the triangular-shaped .37-acre Block 6E in the Park East Corridor, located between North Water Street, North Edison Street and East Knapp Street in the City of Milwaukee, east of the Milwaukee River.

**APPEARANCE(S):**

Craig Dillmann, Manager, Real Estate Services, DTPW

Gary Grunau, Rainier Properties

Mr. Dillmann reviewed the subject report.

Mr. Grunau provided comments relative to the subject project.

Questions and comments ensued.

## SCHEDULED ITEMS:

***MOTION BY: (WEST) Approve the extension. (Vote 7-0)***

**AYES:** De Bruin, Johnson, Weishan, West, Thomas, Harris and Lipscomb (Chair)  
– 7

**NOES:** 0

*This item was taken out of order.*

10. 10-30 From the Milwaukee School of Engineering (MSOE) providing an informational presentation regarding MSOE's proposed soccer field and parking structure development on Block 3 of the former Park East freeway. **(INFORMATIONAL ONLY UNLESS OTHERWISE DIRECTED BY THE COMMITTEE)**

**APPEARANCE(S):**

Supervisor Dimitrijevic, 4<sup>th</sup> District  
Glenn Bultman, Research Analyst, County Board  
Craig Dillmann, Manager, Real Estate Services  
Dr. Viets, MSOE  
Rocky Marcoux, Commissioner, Milwaukee Department of City Development

Dr. Viets provided a presentation relative to this item, a copy of which is contained in the subject file.

Questions and comments ensued.

Supervisor Dimitrijevic requested that Dr. Viets provide comments relative to how MSOE's plan will meet the Park East Redevelopment Compact goals and standards.

Dr. Viets commented that they are fully prepared to meet those goals. There was some discussion relative to initial estimates of job creation numbers.

Supervisor Dimitrijevic indicated that she has some concerns as to how the development will pay back into the TIF on that land. Mr. Bultman advised that Mr. Dillmann has been in discussions regarding the TIF with M&I Bank.

***MOTION BY: (JOHNSON) Direct County Board staff, Department of Administrative Services (DAS), the Economic Development director, the Real Estate Services manager, Corporation Counsel and Community Business Development Partners to negotiate with MSOE and M & I on the proposed soccer field and parking structure development.***

## SCHEDULED ITEMS:

Mr. Marcoux commented that he supports the proposal. He advised that his presence at today's meeting is to stress the importance of this project going right with the City and County working together. He also wanted to make sure that the Department of City Development is at the table very early on what is going to be a very complicated land transaction. He pointed out that this project will not be consistent with the Park East plan.

Supervisor De Bruin requested that, given the complexity of the negotiations, there should be regular intervals of reports back to this committee on the progress.

### **Vote on the referral: 7-0**

**AYES:** De Bruin, Johnson, Weishan, West, Thomas, Harris and Lipscomb (Chair)  
– 7

**NOES:** 0

## **COMMUNITY BUSINESS DEVELOPMENT PARTNERS (CBDP) – 1**

11. 10ECD-8 From Director, Community Business Development Partners, Informational monthly update on departmental waivers (**INFORMATIONAL ONLY UNLESS OTHERWISE DIRECTED BY THE COMMITTEE**)

### **APPEARANCE(S):**

Freida Webb, Director, Community Business Development Partners

Ms. Webb reviewed the subject report.

The Committee took no action on this informational report.

### **STAFF PRESENT:**

Glenn Bultman, Research Analyst, County Board

Damon Dorsey, Director, Economic Development

Craig Dillmann, Manager, Real Estate Services

Freida Webb, Director, Community Business Development Partners

This meeting was recorded on tape. Committee files contain copies of communications, reports and resolutions, which may be reviewed upon request to the Chief Committee Clerk. The official copy of these minutes, along with the audio recording of this meeting, are available in the County Board Committee Services Division.

## SCHEDULED ITEMS:

Length of Meeting: 9:10 am to 11:10 am

Adjourned,

*Linda K. Durham*

Linda K. Durham, Committee Clerk  
Committee on Economic and Community Development

### DEADLINE

***The deadline for items for the next regular meeting  
(January 24, 2011) is January 10, 2011. All items for the agenda must  
be in the Committee Clerk's possession by 12:00 noon  
January 10, 2011.***

*ADA accommodation requests should be filed with the Milwaukee County Office for Persons with  
Disabilities, 278-3932 (voice) or 278-3937 (TTY), upon receipt of this notice.*